



**MOUNTGRANGE**  
HERITAGE



## Lancaster Gate, W2

**£550 per week** Fees May Apply

Large two bedroom flat on the raised ground floor of this prestigious building moments from Kensington Gardens and Hyde Park. The apartment boasts a large reception/dining room with wood floors, kitchen/diner with fitted appliances, brand new shower room and two double bedrooms with ample storage. This property also has 24hr porter service, communal heating & hot water, and has close transport links with Queensway / Lancaster Gate underground stations just a short walk away.

**2 Bedrooms | 1 Reception Room | 1 Bathroom**  
**Unfurnished**

### Notting Hill Office

27 Kensington Park Road, London W11 2EU

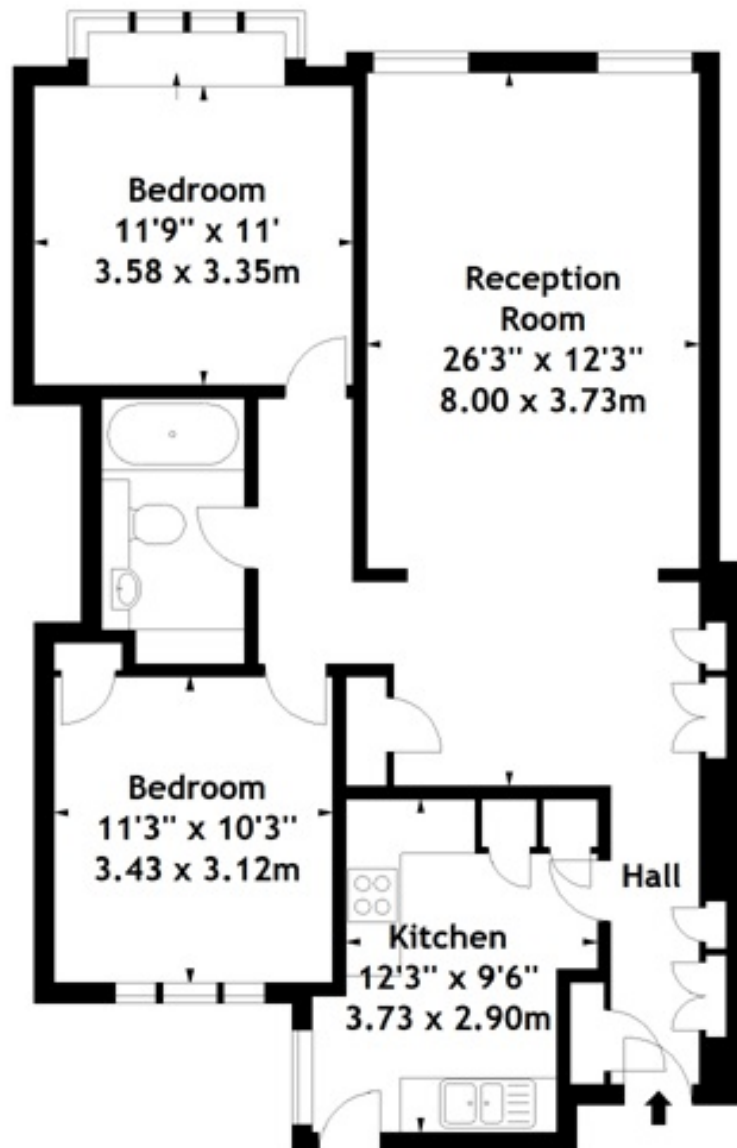
020 7221 2277

[lettings.nhg@mountgrangeheritage.co.uk](mailto:lettings.nhg@mountgrangeheritage.co.uk)

**Other offices** Kensington - North Kensington

[mountgrangeheritage.co.uk](http://mountgrangeheritage.co.uk)

Barrie House,  
Lancaster Gate, W2  
Approx. Gross Internal Area  
880 Sq Ft - 81.75 Sq M



First Floor

Measured in accordance with RICS guidelines. Every attempt is made to ensure accuracy, however all measurements are approximate. This floor plan is for illustrative purposes only and is not to scale.

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Photographs \* Floorplans \* Virtual Tours  
Tel: 0845 643 4401 [www.datography.com](http://www.datography.com)

# Energy performance certificate (EPC)

Flat Barrie House Lancaster Gate LONDON W2 3QJ		Energy rating <b>C</b>
Valid until 27 July 2029	Certificate number 0860-2854-7636-9821-3295	

**Property type**

Mid-floor flat

**Total floor area**

81 square metres

**IMPORTANT NOTICE**

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